

044.0

Map

0004

Block

0009.0

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 1,087,400 /

USE VALUE: 1,087,400 /

ASSESSed: 1,087,400 /

Total Card /

Total Parcel

1,087,400

1,087,400

1,087,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
139	-141	FRANKLIN ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MELLEA BRIAN C/TRUSTEE

Owner 2: 139-141 FRANKLIN ST REALTY TR

Owner 3:

Street 1: 25660 LA LANNE COURT

Street 2:

Twn/City: LOS ALTOS HILLS

St/Prov: CA

Cntry

Own Occ: N

Postal: 94022

Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	9842.000	510,500	4,700	572,200	1,087,400
Total Card	0.226	510,500	4,700	572,200	1,087,400
Total Parcel	0.226	510,500	4,700	572,200	1,087,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:	372.40	/Parcel:	372.40

Legal Description

User Acct

31343

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Insp Date

11/10/18

!3770!

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	510,500	4700	9,842.	572,200	1,087,400		Year end	12/23/2021
2021	104	FV	486,400	4700	9,842.	572,200	1,063,300		Year End Roll	12/10/2020
2020	104	FV	486,500	4700	9,842.	572,200	1,063,400	1,063,400	Year End Roll	12/18/2019
2019	104	FV	373,100	4700	9,842.	608,000	985,800	985,800	Year End Roll	1/3/2019
2018	104	FV	373,100	4700	9,842.	443,500	821,300	821,300	Year End Roll	12/20/2017
2017	104	FV	349,000	4700	9,842.	386,200	739,900	739,900	Year End Roll	1/3/2017
2016	104	FV	349,000	4700	9,842.	329,000	682,700	682,700	Year End	1/4/2016
2015	104	FV	309,200	4700	9,842.	321,900	635,800	635,800	Year End Roll	12/11/2014

Parcel ID

044.0-0004-0009.0

PRINT

Date

Time

12/29/21

23:34:07

LAST REV

Date

Time

04/09/19

14:56:44

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3770

NARRATIVE DESCRIPTION

This parcel contains .226 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1926, having primarily Wood Shingle Exterior and 2920 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		9842		Sq. Ft.	Site		0	80.	0.73	1									572,206						572,200	

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MELLEA BRIAN CA	66538-56		12/16/2015	Convenience		1	No	No	
MELLEA BRIAN CA	54709-6		5/20/2010	Family		1	No	No	
	15287-255		10/1/1983		128,011	No	No		Y

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/12/2018	1489	Re-Roof	3,350	C				
1/15/2016	63	Solar Pa	3,000					install 13 solar p
11/6/2015	1738	Manual	3,227					
11/24/1998	815	Manual	2,554					REROOF
6/25/1996	279	Manual	5,000					REPAIR PORCHES
9/17/1993	460	Manual	4,000					REPAIR PORCHES

ACTIVITY INFORMATION

Date	Result	By	Name
11/10/2018	MEAS&NOTICE	HS	Hanne S
1/17/2009	Meas/Inspect	197	PATRIOT
3/21/2000	Inspected	276	PATRIOT
3/3/2000	Measured	263	PATRIOT
8/19/1993		MF	

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

AssessPro Patriot Properties, Inc